

Reza Kabul

ARCHITECTS PVT. LTD.

Date: 01.04.2023

To

Kolte Patil Developers Ltd.

Project: K52 (Redevelopment of Sukh Niwas CHSL)

2nd Floor, City Point,

Dhole Patil Road,

Pune - 411001.

Subject : Certificate of Percentage of Completion of Construction Work of 1 Building of the Project K52 [MahaRERA Registration Number - P51800047424] situated on the Plot bearing C.T.S. No. E/79 & E/80, plot nos. 535 & 536 of 17th road, Khar (W) of village Bandra demarcated by its boundaries by CTS no. E/78 to the North, by CTS no. E/81 to the South, by 17th Road (existing) to the East, by CTS nos. E/86/3 & E/86/4 to the West of Khar (west), Mumbai, PIN 400052 admeasuring 1252.28 sq. mts. area being developed by Kolte Patil Developers Ltd

Sir,

I, the undersigned Ar. Reza Kabul, have undertaken assignment as Design Architect of certifying Percentage of Completion of Construction Work of the 1 Building of Project K52 (Redevelopment of Sukh Niwas CHSL) having MahaRERA Registration number P51800047424, situated on the plot bearing C.T.S. No. E/79 & E/80, plot nos. 535 & 536 of 17th road, Khar (W) of village Bandra in Mumbai Suburban District, Mumbai PIN 400 052 admeasuring 1252.28 sq.mt area being developed By Kolte Patil Developers Ltd.

1. Following technical professionals are appointed by Owner / Promoter:-

- i. Ar. Reza Kabul as Design Architect;
- ii. Mr. Arvind Nandapurkar as Licensed Surveyor
- iii. Mr. Achyut Watve of JW LLP as Structural Engineer
- iv. Mr. Birju Patel of M/s. MEP Consultants as MEP Consultant
- v. Mr. Ramanand Vasekar as Site Supervisor

Based on Site Inspection, with respect to each of the Wing of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the Wing of the Real Estate Project as registered vide number P51800047424 under MahaRERA is as per table A herein below. The percentage of the work done executed with respect to each of the activity of the entire phase is in Table B.



Table A
Building (Stilt/Ground + 4 Podiums + 1st to 12th Floor Residential)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100
2	0 number of Basement(s)	NA
3	4 number of Podiums	100
4	Stilt Floor	100
5	17 number of Slabs of Super Structure	24
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	10
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	0
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ/ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0

TABLE-B
Internal & External Development Works in Respect of the entire Registered Phase

Sr. No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1	Internal Roads & Footpaths	Yes	0	Internal roads in Tremix / Paver blocks / tiles
2	Water Supply	Yes	0	Preconstruction in Water tankers & Post Construction by MCGM water supply
3	Sewerage (chamber, lines)	Yes	0	As per design & drawing of Consultant
4	Storm Water Drains	Yes	0	As per design & drawing of Consultant
5	Landscaping & Tree planting	Yes	0	As per design & drawing of Consultant
6	Street Lighting	Yes	0	As per design & drawing of Consultant



7	Electrical meter room, sub-station, receiving station	Yes (Meter room)	0	As per design & drawing of Consultant
8	Aggregate area of recreational open space	Yes (329.32 sq.m.)	0	
9	Open Parking	No	0	
10	Community Buildings	No		
11	Solid Waste management & Disposal	Yes	0	As per design & drawing of Consultant
12	Water conservation, Rain water harvesting	Yes	0	As per design & drawing of Consultant
13	Energy management	Yes	0	As per design & drawing of Consultant
14	Fire protection and fire safety requirements	Yes	0	As per provisional Fire NOC received from Fire Dept.
15	Others	Yes (Fitness centre)	0	As per design & drawing of Consultant

Yours Faithfully

Ar. Manish Narthar
(Associate Architect)

For,
Reza Kabul Architects Pvt. Ltd.
COA No.- CA/ 88/ 11327

Agreed and Accepted by:

Niren Chaudhary
Digitally signed by Niren Chaudhary
Date: 2023.04.12 11:00:42 +05'30'
(Niren Chaudhary – Project Director)
For Kolte Patil Developers Ltd.
Date: 12/04/2023